



“CityLinks” Study Area Data Profile

Department of Neighborhood Development
Policy Development & Research Division

	<u>CityLinks Study Area</u>	<u>Dorchester</u>	<u>Boston</u>
TOTAL POPULATION (US Bureau of the Census)			
2000	42,683	92,115	589,141
1990 ¹	42,568	85,698	574,383
LAND AREA (Sq. Miles)	1.93	6.1	47.6
DENSITY, 2000 Persons per Square Mile	22,116	15,101	12,377
RACE & ETHNICITY, 2000 Number and Percentages (US Bureau of the Census)			
White	1,845 (4%)	29,253 (32%)	291,561 (50%)
Black	26,960 (63%)	33,435 (36%)	140,305 (24%)
Hispanic	7,941 (19%)	10,568 (12%)	85,089 (14%)
Asian or Pacific Islander	882 (2%)	9,854 (11%)	44,280 (8%)
Native American	221 (<1%)	350 (<1%)	1,517 (<1%)
Other	2,536 (6%)	3,941 (4%)	8,215 (1%)
Multi-Racial	2,478 (6%)	4,714 (5%)	18,174 (3%)
AGE, 2000 Number and Percentages (US Bureau of the Census)			
Under 18	15,038 (35%)	25,134 (27%)	116,529 (20%)
18-64	25,069 (59%)	58,867 (64%)	411,246 (70%)
65+	2,756 (6%)	8,114 (9%)	61,336 (10%)

¹ 2000 data was analyzed using 2000 “block” level data, and 1990 data was analyzed using “block group” level data. These areas are not exactly the same and thus should not be used for 1990 to 2000 comparisons.

CityLinks Study Area Data Profile (continued)

	<u>CityLinks</u>	<u>Dorchester</u>	<u>Boston</u>
LOW/MODERATE INCOME RATE, 1990			
(US Bureau of the Census, HUD Adjusted Low/Mod Universe, CDBG 80% of Median Income)			
	58.6%	49.5%	50.2%
POVERTY RATE, 1990			
(US Bureau of the Census, HUD Adjusted Poverty Universe)			
	25.4%	16.8%	16.7%
HOUSEHOLDS & TENURE, 2000			
(US Bureau of the Census)			
Occupied Housing Units	13,245	31,383	239,528
Percentage Owner-Occupants	30.9%	35.8%	30.7%
SINGLE FEMALE HEADED HOUSEHOLDS W/ OWN CHILDREN, 2000			
(US Bureau of the Census, single female headed households with own children under the age of 18)			
Number of Households	3,479	4,846	26,573
Percentage of All Occupied Households	26.3%	15.4%	11.1%
GENDER, 2000			
(US Bureau of the Census)			
Percent Male	45.9%	48.6%	48.1%
Percent Female	54.1%	51.4%	51.9%
EDUCATIONAL ATTAINMENT, INDIVIDUALS 25 AND OLDER, 1990			
(US Bureau of the Census)			
Completed School through less than 9 th Grade	15.6%	12.2%	11.7%
Completed School 9 th to 12 th Grade, Did Not Graduate	21.9%	17.1%	16.0%
Completed High School	32.6%	33.2%	32.0%
Completed Some College, No Degree	14.4%	15.5%	15.8%
Completed Associate Degree	4.3%	5.2%	5.9%
Completed Bachelor Degree	7.6%	10.2%	18.5%
Completed Graduate or Professional Degree	3.6%	6.6%	12.8%

CityLinks Study Area Data Profile (continued)

RESIDENTIAL SALES & MEDIAN SALES PRICE

(Banker & Tradesman, sales of 1-3 family properties and condominiums, between \$25,000 and \$1,000,000)

<u>Year</u>	<u>CityLinks</u> <u>Sales</u>	<u>CityLinks</u> <u>Median Price</u>	<u>Dorchester</u> <u>Sales</u>	<u>Dorchester</u> <u>Median Price</u>	<u>Boston</u> <u>Sales</u>	<u>Boston</u> <u>Median Price</u>
January – June 2002	143	\$255,000	434	\$262,000	3,802	\$300,000
2001	311	\$242,000	765	\$240,000	6,297	\$263,900
2000	303	\$189,500	858	\$194,500	7,480	\$224,000
1999	N/A	N/A	976	\$164,950	8,183	\$182,000
1998	228	\$111,278	817	\$140,000	7,041	\$162,500

RESIDENTIAL FORECLOSURES, Number & Percent of Citywide Total

(Banker & Tradesman, percent of sales of 1-3 family properties and condominiums, between \$25,000 and \$1,000,000)

	<u>CityLinks</u>	<u>Dorchester</u>	<u>Boston</u>
January – June 2002	3 (2.1%)	7 (1.6%)	19
2001	3 (9.4%)	4 (12.5%)	32
2000	18 (24.0%)	31 (41.3%)	75
1999	39 (22.0%)	42 (23.7%)	177
1998	46 (21.9%)	62 (29.5%)	210

COMMERCIAL BUILDING SALES

(Banker & Tradesman)

	<u>Buildings Sold</u>	<u>Sales Value</u>	<u>Buildings Sold</u>	<u>Sales Value</u>	<u>Buildings Sold</u>	<u>Value</u>
2001	5	\$1,555,000	22	\$13,529,000	212	\$634,800,000
2000	16	\$6,143,772	48	\$118,900,983	288	\$1,084,900,000
1999	13	\$2,997,500	37	\$11,980,600	288	\$550,300,000
1998	10	\$2,421,950	50	\$13,709,400	296	\$1,217,300,000

ABANDONDED BUILDINGS, Number & Percent of Citywide Total

(DND Annual Abandoned Building Survey)

2001	Residential	65 ² (25.0%)	55 (21.2%)	260
	Commercial/Mixed	11 (9.6%)	10 (8.8%)	114
	TOTAL	76 (20.3%)	65 (17.4%)	374
2000	Residential	73 (19.4%)	65 (17.3%)	376
	Commercial/Mixed	21 (11.7%)	15 (8.4 %)	179
	TOTAL	94 (16.9%)	80 (14.4%)	555

² Please note that there are *more* abandoned buildings in the study area than in Dorchester as a whole. This is due to the fact that the CityLinks area includes parts of Mattapan and Roxbury containing a number of abandoned buildings.

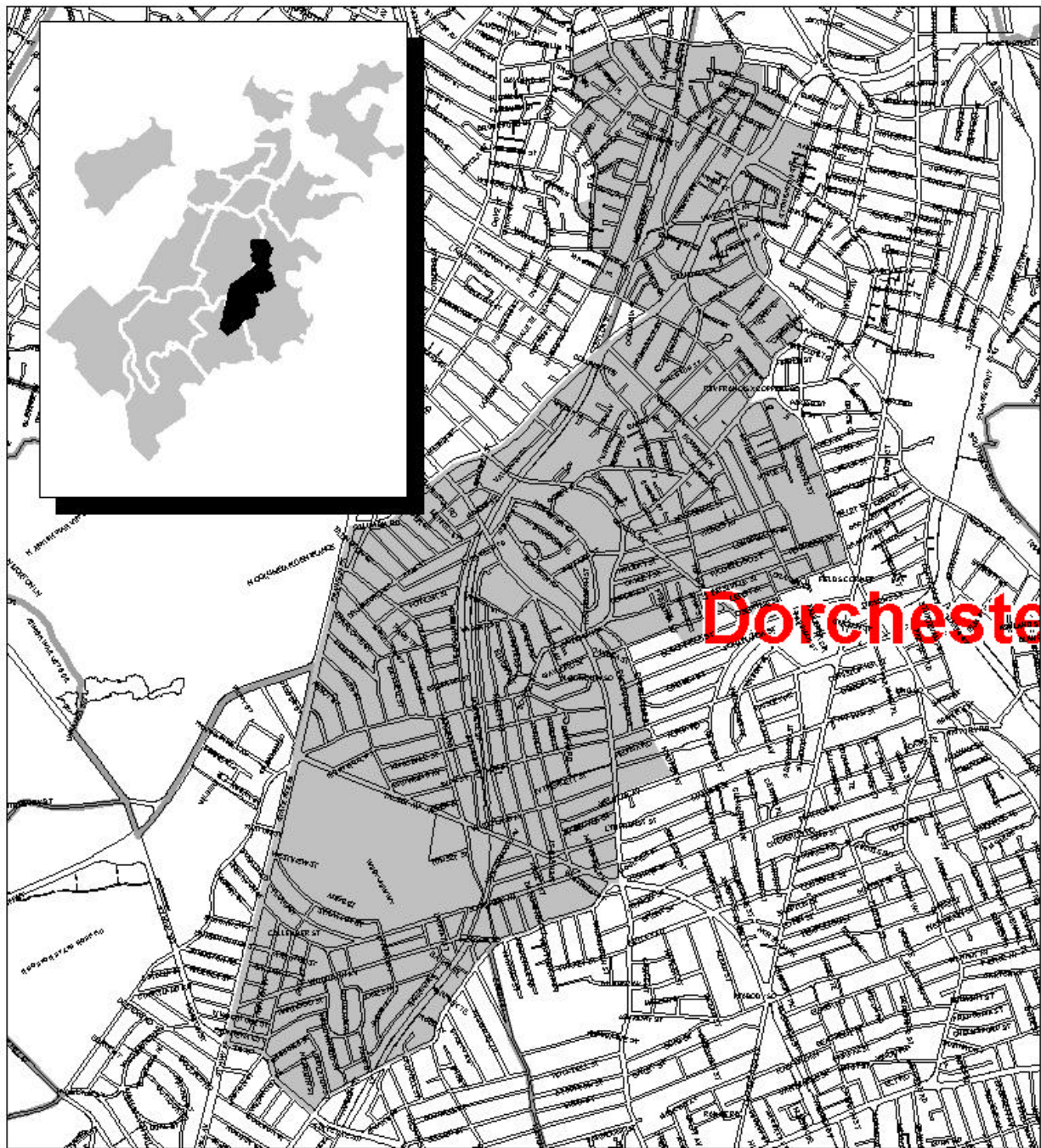
CityLinks Study Area Data Profile (continued)

BUILDINGS & TENURE, January 1, 2001

(City of Boston Department of Assessing)

<u>Property Type</u>	City Links			Dorchester			Boston		
	<u>Number of Properties</u>	<u>Property Type as % of Total</u>	<u>Owner Occupancy Rate</u>	<u>Number of Properties</u>	<u>Property Type as % of Total</u>	<u>Owner Occupancy Rate</u>	<u>Number of Properties</u>	<u>Property Type as % of Total</u>	<u>Owner Occupancy Rate</u>
Single Family	1,093	21.3%	66.4%	4,173	32.3%	77.1%	29,763	39.4%	81.0%
Two Family	1,359	26.5%	65.0%	3,581	27.7%	72.8%	18,377	24.3%	69.7%
Three Family	2,240	43.7%	52.7%	4,369	33.9%	54.5%	15,854	21.0%	53.1%
Total 1, 2, 3 Family Properties	4,692	N/A	59.5%	12,123	N/A	67.7%	63,994	N/A	70.8%
Four-Six Family	139	2.7%	19.4%	249	1.9%	25.3%	2,916	3.9%	27.8%
Apartment Buildings	178	3.5%	0.6%	138	1.1%	1.4%	2,285	3.0%	5.4%
Mixed Residential/Commercial	56	1.1%	10.7%	198	1.5%	14.6%	2,353	3.1%	14.9%
Condominium Associations	58	1.1%	N/A	198	1.5%	N/A	4,013	5.3%	N/A
Condominium Units	352	N/A	47.2%	1,381	N/A	51.8%	38,378	N/A	48.4%
Total Residential & Mixed Properties	5,123	N/A	N/A	12,906	N/A	N/A	75,561	N/A	N/A

Note: These figures do not include publicly or institutionally owned residential properties, as there are identified as "exempt" by the Assessing Department and unit counts are not possible.



Mid-Dorchester Corridor

021502RG

This area is used for study purposes only and is a combination of the Uphams Corner, Bowdoin/Geneva and Four Corners Study Areas, with additional area (Franklin Field South) that is adjacent to Codman Square and has the highest proportion of low- and mode rate-income households.